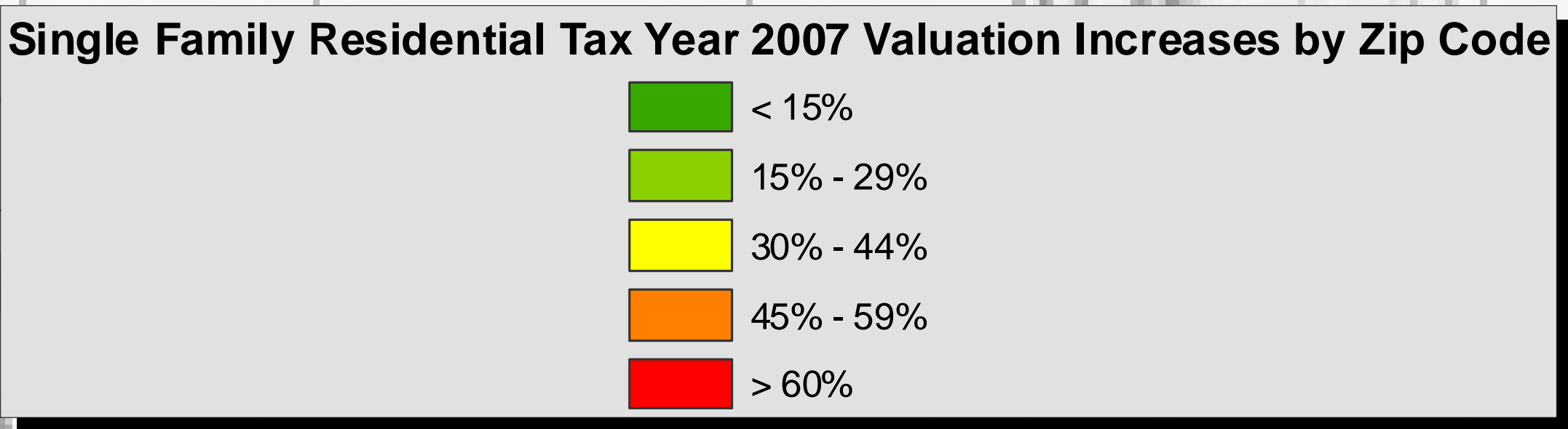
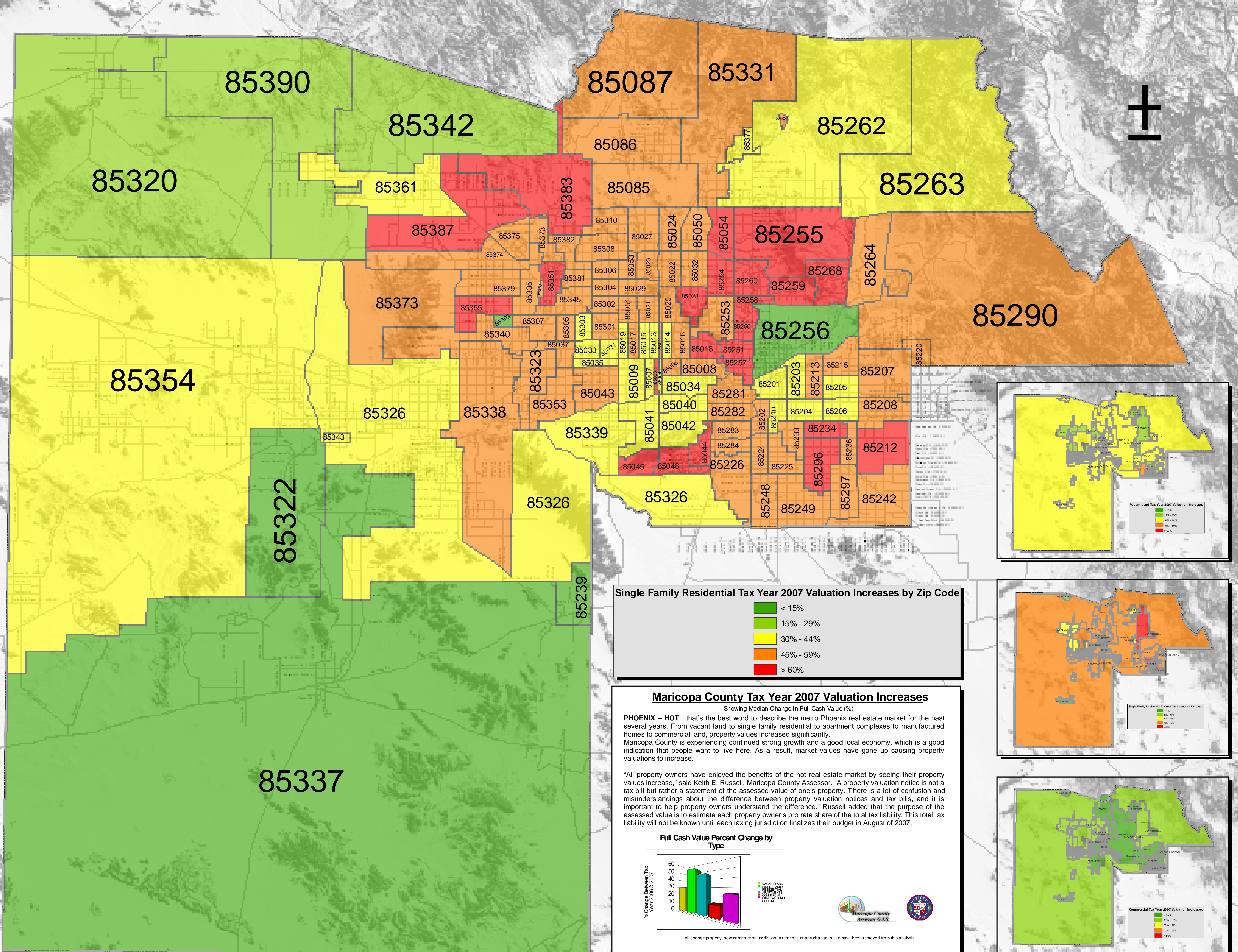


# MARICOPA COUNTY TAX YEAR 2007 VALUATION INCREASES



**Maricopa County Tax Year 2007 Valuation Increases**  
Showing Median Change In Full Cash Value (%)

**PHOENIX – HOT...**...that's the best word to describe the metro Phoenix real estate market for the past several years. From vacant land to single family residential to apartment complexes to manufactured homes to commercial land, property values increased significantly. Maricopa County is experiencing continued strong growth and a good local economy, which is a good indication that people want to live here. As a result, market values have gone up causing property valuations to increase.

"All property owners have enjoyed the benefits of the hot real estate market by seeing their property values increase," said Keith E. Russell, Maricopa County Assessor. "A property valuation notice is not a tax bill but rather a statement of the assessed value of one's property. There is a lot of confusion and misunderstandings about the difference between property valuation notices and tax bills, and it is important to help property owners understand the difference." Russell added that the purpose of the assessed value is to estimate each property owner's pro rata share of the total tax liability. This total tax liability will not be known until each taxing jurisdiction finalizes their budget in August of 2007.

**Full Cash Value Percent Change by Type**

Property Type	% Change Between Tax Year 2006 & 2007
VACANT LAND	55%
SINGLE FAMILY RESIDENTIAL	45%
APARTMENTS	35%
COMMERCIAL	15%
MANUFACTURED HOUSING	20%

All exempt property, new construction, additions, alterations or any change in use have been removed from this analysis.

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